

HATTONRIGG ROAD, BELLSHILL OFFERS OVER £115,000

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The property boasts well proportioned rooms with the ground floor comprising; entrance hall, spacious living room and a modern fitted kitchen with door access to the rear garden.

The upper landing offers access to 2 double bedrooms both with ample space for free standing bedroom furniture, and a fully fitted shower room. Further benefits include gas central heating, and partial double glazing.

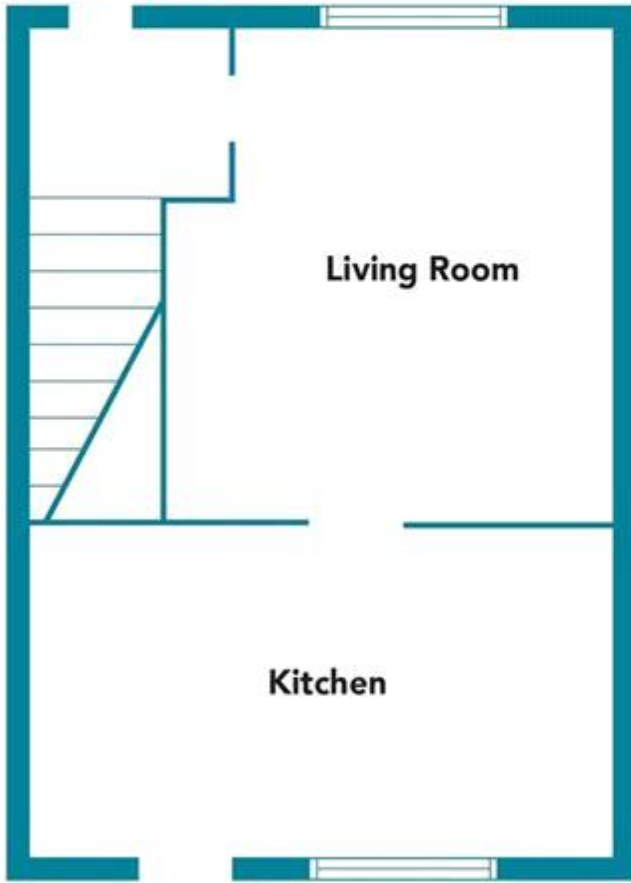
Externally, the south facing rear garden has low maintenance with artificial grass and a paved patio area.

Conveniently situated for both the M74 and the M8, making it an excellent base for travel throughout the central belt as well as to the centre of Glasgow. Local amenities include excellent bus and train links, sports facilities, shopping areas, and reputable nursery, primary and secondary schools are available nearby.

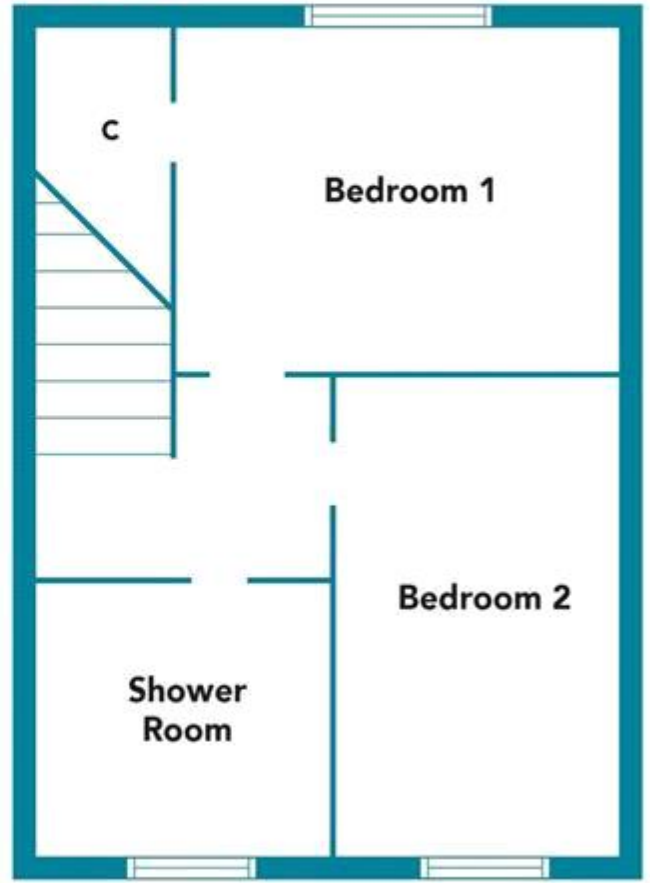


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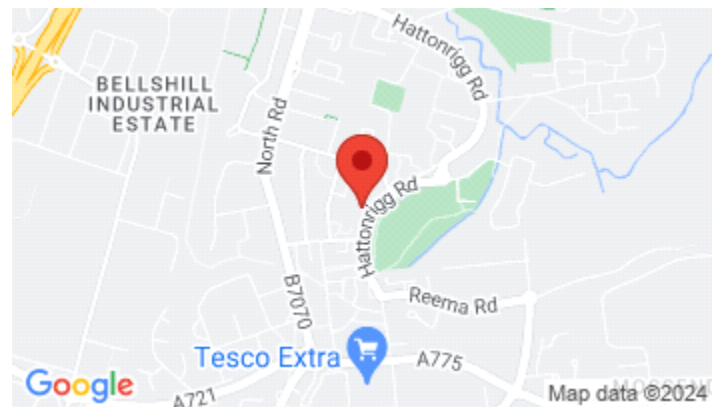
GROUND FLOOR



FIRST FLOOR



Floorplans are indicative only - not to scale
Produced by Plush Plans Ltd 



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fitings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.